

Minutes of the Planning Committee of St Just in Roseland Parish Council held on Monday 14th July 2025. The meeting commenced at 6.00pm in the Millennium Room.

Committee Councillors Present: Giles (Chairman), Andrew, Goldsmith, Salter

Other Councillors present: none

Also present: H Couch (Parish Clerk) and 2 Members of the Public

1. Accept apologies – Cllr Fordham

2. Declaration of Interest:

a) Disclosable Pecuniary Interest – none declared

b) Non-registerable Interest – Cllr Andrew – PA25/04139

c) Of gifts to the value of more than £25 – none declared

d) To consider requests for dispensation on items on the agenda – none declared

3. Public Participation

There was an opportunity for members of the public to speak when each planning application is discussed.

4. Confirmation of the minutes of the Parish Council Meeting held on May 19th 2025:

The Council **RESOLVED**, by a show of hands by those who had attended the said meeting that the minutes of the meeting be approved. All in favour and they were duly signed by the Chairman.

Matters arising: None

5. The following Planning Applications were discussed:

PA25/03808 – Mr and Mrs B Chenoweth and CR Building Consultants – Roseland Rowing and Gig Club, Kings Road, St Mawes TR2 5DH

Move existing dilapidated two storey flank building and rebuild with raised height and part pitch/flat roof. Restore building frontage and refurbish first and second floor domestic area

This application was not heard as Parish Clerk has been advised from the Planning Officer that revised plans have been requested and therefore no comment is required at present.

*Cllr Andrew left the room.

PA25/04139 – Mr and Mrs C Abraham – Chy-Ryn, Place View Road, St Mawes TR2 5BT

Proposed replacement store with balcony over and alteration works to main building.

The agent was in attendance. A discussion took place, which allowed all Councillors to voice their opinion.

Cllr Salter proposed no objection to the application in its current form. Seconded by Cllr Goldsmith. All in favour.

*Cllr Andrew returned to the room.

PA25/04314 – Mr and Mrs Mansfield – Andennis, Castle Drive, St Mawes TR2 5DE

Proposed replacement of detached garage, including PV panels

The agent was in attendance. A discussion took place, which allowed all Councillors to voice their opinion.

Cllr Giles proposed no objection to the application in its current form. Seconded by Cllr Salter. All in favour.

PA25/04498 – Mr Peter Whitford – 6 Kennerley Terrace, St Mawes TR2 5AX

Proposed rear ground floor extension and stone terrace area

The agent was in attendance. A discussion took place, which allowed all Councillors to voice their opinion. It was requested that no work takes place after 6pm to be considerate for neighbours.

Cllr Giles proposed no objection to the application in its current form. Seconded by Cllr Andrew. All in favour.

6. To record response or discuss any Local Council Protocol Letters/Cornwall Council

Correspondence received:

PA24/08310 - Land south east of Haven Lodge, St Mawes - Engineering works to sea cliff retaining structure and construction of steps – **Refusal - Agree**

7. To record decisions made by Cornwall Council:

- **PA25/03292 – Mr and Mrs S Parsons – Quayside, Polvarth Lane, St Mawes TR2 5AZ**
Non-material amendment in relation to Decision Notice PA24/09001 dated 17/02/25 – To reduce the lower ground rear elevation line back, reducing the terrace and lower ground room in size by around 0.5m, and therefore bringing the projection of the terrace roughly in line with the master bedroom section of the proposal - **APPROVED**.
- **PA24/08935 – Mr and Mrs Bevan – Trevu, 39 Lower Castle Road, St Mawes TR2 5DR**
Proposed replacement dwelling, and associated works – **APPROVED**
- **PA25/03072 – Mr C Kyriacoudis – The Haven, Lower Castle Road, St Mawes TR2 5DR**
Installation of a boundary wall gate – **APPROVED**
- **PA24/08310 – Mr Williams Cracroft-Eley – Land South East of Haven Lodge, Lower Castle Road, St Mawes TR2 5DR**
Engineering works to sea cliff retaining structure and construction of steps - **REFUSED**

8. To consider any other business associated with planning that the Chairman considers to be of urgency:

The next meeting of the Planning Committee will be on August 11th at 6.00 pm in the **St Mawes REC Hut**.

There being no further business, the meeting closed at 6.12 pm.

Signed as a true record.....Chairman

Dated